



Glebe House, High Street, Chieveley, West Berkshire

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# Glebe House

High Street,  
Chieveley,  
Newbury,  
Berkshire  
RG20 8UX

A fine detached home with beautifully appointed accommodation, in a central village location

M4 (Jct 13) 1 mile, Newbury town centre 5 miles, Newbury mainline station 5 miles (41 minutes to London Paddington), Thatcham 6 miles, Reading 16 miles, Heathrow Airport 42 miles

Sitting room | Study | Dining and entrance hall  
Kitchen/breakfast room | Utility | Cloakroom  
Principal bedroom with dressing room & en suite bathroom | 4 Further bedrooms, 3 en suite  
Family bathroom | Double garage | Gardens

## The property

Glebe House is handsome detached home set in the heart of the desirable village of Chieveley. It features splendid red brick elevations, five bedrooms, elegant styling and high-quality fittings. The ground floor has underfloor heating throughout and three well-proportioned reception rooms. The sitting room at the rear has wooden flooring, fireplace, and triple aspect including French doors to the garden. The adjoining spacious dining and entrance hall has marble flooring and a bay window overlooking the rear garden. The ground floor also has an ample study and a downstairs cloakroom. The 29ft kitchen/ breakfast/ room features a bay window, double height ceiling and French doors opening onto the patio, as well as shaker-style fitted units, a central island and integrated appliances. There is also a generous utility room. Upstairs, the galleried first-floor landing leads to four comfortable double bedrooms. The large, luxury principal bedroom has a vaulted ceiling,

dressing room and en suite bathroom. Two of the remaining three bedrooms are en suite, and there is also a family bathroom. The fifth bedroom is a private guest suite with shower room accessed via a second set of stairs.

## Outside

The house is well screened from the village road and neighbours, behind a high wall and mature hedging. Automatic, sliding metal gates open onto a gravel driveway providing off street parking for a number of vehicles. There are two integral garages with electric doors.

The rear garden is immaculately landscaped with paved terracing and well stocked raised beds. Much of the garden is enclosed by a brick wall and there are a number of larger mature trees behind which provide a leafy backdrop. The terraces provide excellent space for outside entertaining and dining with access from the drawing room and kitchen.

## Location

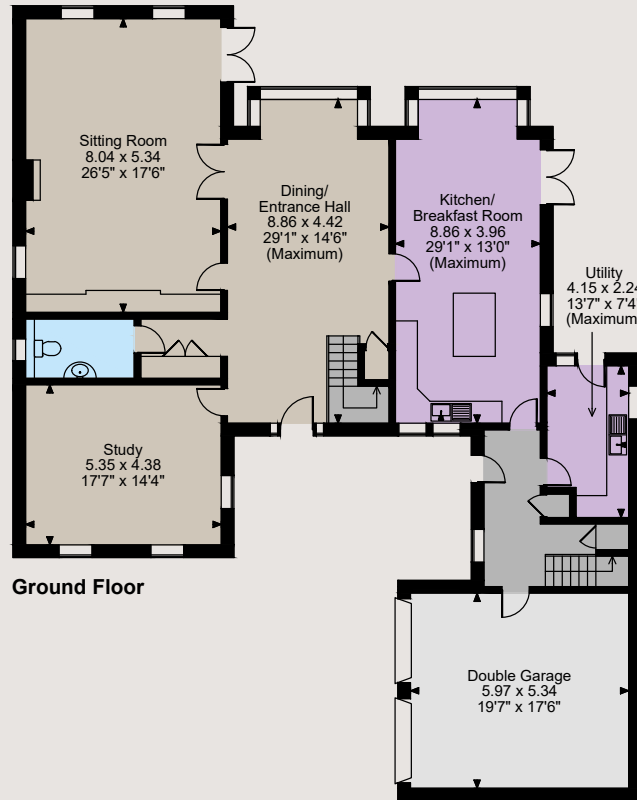
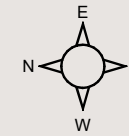
Chieveley is one of Newbury's most popular downland villages, situated just north of the town itself in the heart of the North Wessex Downs. There are good local facilities including a village shop with post office, primary school, public house and recreation ground. The village provides a lively community including a tennis and cricket club. The M4 (Jct 13), along with the A34 is less than a mile away, providing trunk road access to the north, south, east and west. There is a good range of schooling in the area, both state and private.

The primary school is well regarded, and the village is also in the catchment area of the renowned Downs Secondary School in Compton. Private preparatory schools in the area include Brockhurst & Marlston, Elstree, Cheam, Horris Hill and Cothill and senior schools include Marlborough, Down House, St Gabriel's, Abingdon School and St Helen & St Katharine's Wantage.

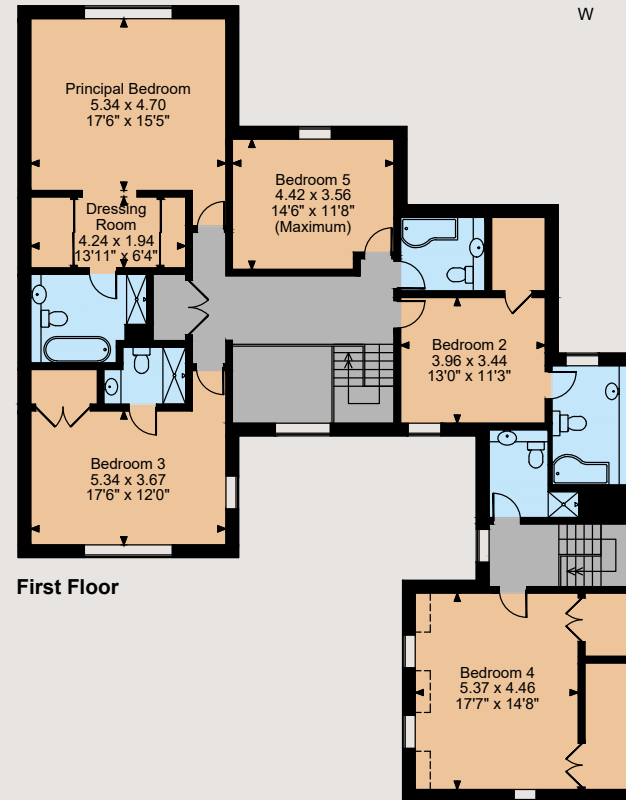




Floorplans  
 Main house internal area 3,761 sq ft (349 sq m)  
 Garage internal area 343 sq ft (32 sq m)  
 Total internal area 4,101 sq ft (381 sq m)  
 For identification purposes only.



Ground Floor



First Floor

The position & size of doors, windows, appliances and other features are approximate only.

☐☐☐ Denotes restricted head height

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## Directions

From the Robin Hood roundabout in Newbury go north following the signs to the A34/M4. At the junction 13 roundabout take the exit to Chieveley. Turn left into the village passing the Red Lion pub and then the village shop on the left. The property will be found on the right hand side shortly after East Lane.

Postcode:  
RG20 8UX

What3Words: ///custodial.continues.secure

## General

**Local Authority:** West Berkshire Council

Tel: 01635 551111

**Services:** Mains water, electricity and drainage.  
Oil fired central heating.

**Mobile and Broadband checker:** Information can be found here <https://checker.ofcom.org.uk/en-gb/>

**Council Tax:** Band H

**EPC Rating:** C

**Tenure:** Freehold

**Guide Price:** £1,850,000

## Newbury

55 Northbrook Street, Newbury, RG14 1AN

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